

COMMITMENT FOR TITLE INSURANCEIssued by **Transnation Title Insurance Company**

Transnation Title Insurance Company is a member of the LandAmerica family of title insurance underwriters.

Transnation Title Insurance Company, an Arizona corporation, licensed to do business in the State of MICHIGAN, herein called the Company, for a valuable consideration, hereby commits to issue its policy or policies of title insurance, as identified in Schedule A, in favor of the proposed insured named in Schedule A, as owner or mortgagee of the estate or interest covered hereby in the land described or referred to in Schedule A, upon payment of the premiums and charges therefor; all subject to the provisions of Schedule A and B and to the Conditions and Stipulations hereof.

This Commitment shall be effective only when the identity of the proposed Insured and the amount of the policy or policies committed for have been inserted in Schedule A hereof by the Company, either at the time of the issuance of this Commitment or by subsequent endorsements.

This Commitment is preliminary to the issuance of such policy or policies of title insurance and all liability and obligations hereunder shall cease and terminate ninety (90) days after the effective date hereof or when the policy or policies committed for shall issue, whichever first occurs, provided that the failure to issue such policy or policies is not the fault of the Company.

The Commitment shall not be valid or binding until countersigned below by a validating officer or authorized signatory.

IN WITNESS WHEREOF, TRANSNATION TITLE INSURANCE COMPANY has caused its corporate name and seal to be hereunto affixed by its duly authorized officers on the date shown in Schedule A.

TRANSNATION TITLE INSURANCE COMPANY

Countersigned:

 By: _____
 Authorized Officer or Agent


By:

 Rhodene L. Chandler, Jr.
 President

Attest:

Secretary

**COMMITMENT FOR TITLE INSURANCE
Schedule A**

Ref:

1. Effective Date: March 19, 2008 at 8:00 am

Commitment No.: N-100037
10887398

2. Policy or Policies to be issued:

ALTA Owners Policy

Amount: "TO BE DETERMINED"

Proposed Insured: Prospective Purchaser

3. Title to the Fee Simple estate or interest in the land described or referred to in this commitment is, at the effective date hereof, vested in:

Oscar G. Olander, as Commissioner of Michigan State Police for the State of Michigan and/or his successors in office

4. The land referred to in this Commitment is located in the Township of Alpena, County of Alpena, State of Michigan, and is described as follows:

SEE ATTACHED EXHIBIT "A"

ADDRESS

Commitment No. N-100037
Schedule A

Exhibit "A"

A parcel of land in the Northeast 1/4 of Section 33, Town 31 North, Range 8 East, Alpena Township, Alpena County, Michigan, known as Lot 6, Diamond's Point Assessors Plat as recorded at Liber 5 of Plats, Page 24, Alpena County Records, more particularly described as commencing at the Northeast corner of said Section 33; thence South 89 degrees 21 minutes 46 seconds West 951.61 feet on the North line of said Section; thence South 00 degrees 00 minutes 00 seconds West 553.78 feet to the Northerly corner of said Lot 6 and the point of beginning of this description; thence South 30 degrees 40 minutes 09 seconds East 158.27 feet to the Northerly right of way of Highway US-23; thence South 59 degrees 07 minutes 54 seconds West 200.00 feet on said right of way; thence North 30 degrees 25 minutes 06 seconds West 69.50 feet to the Southeasterly right of way of Highway US-23 BR; thence along said right of way 218.88 feet on the arc of a curve to the left with a radius of 2696.40 feet, an included angle of 04 degrees 39 minutes 04 seconds and a long chord bearing North 35 degrees 11 minutes 51 seconds East 218.82 feet to the point of beginning.

COMMITMENT FOR TITLE INSURANCE
SCHEDULE B - SECTION 1
REQUIREMENTS

The following are the requirements to be complied with:

Item (a) Payment to or for the account of the grantors or mortgagors of the full consideration for the estate or interest to be insured.

Item (b) Proper instrument (s) creating the estate or interest to be insured must be executed and duly filed for record. To wit:

1. Deed from recited owner to recited purchaser.
2. Upon supplying the identity of the Proposed Insured and/or the amount of the policy to the Company, this commitment may be subject to such further requirements as may then be deemed necessary.
3. PAYMENT OF TAXES:

Tax Identification No. 04-18-103-000-006-00

NOTE: 2007 Summer and Winter taxes are exempt

NOTE: The subject property may lose its tax-exempt status upon conveyance of said property.
4. Submit to the Company satisfactory evidence that the property to be insured herein is not subject to either a Commercial or Industrial Facility Tax as established under Act 198 of Public Acts of 1974 or Act 255 of Public Acts of 1978. Should either tax apply, submit evidence satisfactory to the Company that all such taxes have been paid.

Schedule B- Section 1 - Commitment No. N-100037

This commitment is invalid unless the Insuring
Provisions and Schedules A and B are attached
Form No. 91-88 (B1)

COMMITMENT FOR TITLE INSURANCE
SCHEDULE B - SECTION 2
EXCEPTIONS

The policy or policies to be issued will contain exceptions to the following unless the same are disposed of to the satisfaction of the Company.

1. Defects, liens, encumbrances, adverse claims or other matters, if any, created, first appearing in the public records or attaching subsequent to the effective date hereof but prior to the date the proposed insured acquires for value of record the estate or interest or mortgage thereon covered by this Commitment.
2. Taxes and assessments that become a lien against the property after date of closing. The Company assumes no liability for tax increases occasioned by retroactive revaluation, changes in the land usage or loss of any principal residence exemption status for the insured premises.
3. Rights of tenants now in possession of the land under unrecorded leases or otherwise.
4. Any provision contained in any instruments of record, which provisions pertain to the transfer of divisions under Section 109(3) of the Subdivision Control Act of 1967, as amended.
5. Rights of the public and of any governmental unit in any part of the land taken, used or deeded for street, road or highway purposes.
6. Easement to State of Michigan for highway purposes recorded in Liber 78 of Deeds, Page 88.

NOTE: This commitment and any policy issued pursuant hereto omits any covenant, condition or restriction based on race, color, religion, age, sex, handicap, familial status, or national origin, unless and only to the extent that the restriction is not in violation of state or federal law, or relates to a handicap, but does not discriminate against handicapped people.

NOTE: If policy is to be issued in support of a mortgage loan, attention is directed to the fact that the Company can assume no liability under its policy, the closing instructions, or Insured Closing Service for compliance with the requirements of any consumer credit protection or truth in lending law in connection with said mortgage loan.

Commitment No. N-100037
Schedule B - Section 2

This commitment is invalid unless the Insuring Provisions and Schedules A and B are attached.
Form No. 91-88 (B-2)